

ZONING HEARING BOARD  
EAST COVENTRY TOWNSHIP  
CHESTER COUNTY, PA

NOTICE TO INTERESTED PROPERTY OWNERS

This appeal has been filed with the Zoning Hearing Board of East Coventry Township, by Bentley Communities, L.P., P.O. Box 1906, 1595 Paoli Pike, Suite 202, West Chester, Pa., 19380. The property is located in the R3 Residential District.

Applicant made a request for a preliminary opinion by the zoning officer pursuant to Section 916.2 of the Municipalities Planning Code.

The zoning officer apparently responded by telephone, advising that he did not feel the matter was ripe for his determination, which appellant has treated as a negative/adverse response, requiring this appeal to the Zoning Hearing Board.

The issue raised deals with calculation of density for a development proposed on 43+ acres known as the Painter Tract near the intersection of East Cedarville Road and Ellis Woods Road in East Coventry Township. Under the applicant's interpretation, a total of 126 dwelling units would be allowed (112 townhomes and 14 single family homes), but under the zoning officer's calculation, a total of 114 dwelling units would be allowed.

A public hearing shall be held by the Zoning Hearing Board on May 31, 2007 at 7:00 p.m. in the municipal building, 855 Ellis Woods Road, Pottstown, Pa. at which time all interested parties may submit their views on the matter.

This zoning application may be reviewed during business hours at the township office by contacting Bonnie Frisco, Administrative Assistant.

If you know of any interested property owner who, for any reason, has not received a copy of this letter, it would be greatly appreciated if you would inform him of the time and place for the hearing.

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Date: April 30, 2007

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